

WHS & HANMER SCHOOL BUILDING COMMITTEE

MINUTES – Monday, Feb 6, 2012

Chairperson Fortunato called the meeting to order at 6:03 PM in the Town Hall Ground Floor Conference Room #1, 505 Silas Deane Highway.

Present:

Committee Member Name	Present	Absent	Excused
Christine Fortunato, Chairman	X		
J. Edward Brymer Jr., Vice Chairman	X		
Steven Barry	X		
Daniel Camilleri	X		
Frank Dellaripa	X		
Diane Fitzpatrick, Clerk	X		
Peter Gardow	X		
Liaison Present			
David Drake, Council Liaison	X		
Mike Turner, Staff Liaison	X		
Staff Present			
Jeff Bridges, Town Manager			X
Tim McDowell, Supt. Of Schools			X
Mike Emmett, Asst Supt. School			X
Tom Moore, WHS Principal	X		
Fred Bushey, Dir of Maintenance	X		
Guest Present			
Rusty Malik, Quisenberry Arcari	X		
Tom Arcari, Quisenberry Arcari	X		
Ken Biega, O&G			x
Alan Mclveen	X		

1. Public Comments:

No comments-

2. Minutes of January 9, 2012 meeting:

Motion by Frank Dellaripa, seconded by Ed Brymer to approve the minutes of January 9, 2012 meeting as presented. All present voted in favor.

3. Chairpersons Report

Chairperson Fortunato reported on her telephone discussion with Doug Gillette, our bond counsel, concerning formation of a communications sub-committee. Attorney Gillette recommended not doing so given the limited scope of the building committee. It was agreed the PAC will continue with providing information and communications. Chairperson again cautioned about the guidelines for project discussion before an election, and the non advocacy role the committee must take. Principal Moore advised that the Wethersfield PAC had met with members of Guilford PAC for advice. **(Members Camilleri and Gardow arrived at 6:10 pm)** There was interest from the committee members to do a site visit. It was agreed the next Building Committee meeting would be held March 12 at the high school so members could view specific areas of interest and concern. Chairperson reminded the members that the meeting originally scheduled for next week is cancelled.

4. Architects report

Rusty Malik provided a report on the status of the space waiver the town will be seeking. It consists of 3 components: Educational program requirements, Code/ADA and constraints of the existing building. Mr. Malik suggested we seek waiver from the entire 40,000 sf so there is no reduction in funding. The application is submitted by the Superintendent of Schools for review by State Ed Commissioner and usually takes 1.5 to 2 months.

The committee expressed concern that the state will delay any decision until a full application for funding is received. Committee was also concerned about paying Quisenberry Arcari for time spent when the project is not yet funded. Mr. Arcari stated he is fully aware any work his firm is doing on this task is at his own risk.

5. Grants/CLP meeting

Mr. Malik also commented on meeting with Mike Turner, Fred Bushey, Alan McIlveen and CLP account manager Nancy Mala and a rep. from the Conservation and load management staff. He discussed CLP program pays for incentives which are greater than what codes or standards require. There was discussion about the merits of actually seeking LEED Silver or Gold certifications, the costs and expected benefits, and potential CLP incentives thru that program. It was agreed the town should pursue any and all grants which may ultimately lower the amount our taxpayers will have to borrow, including Clean Energy funds and PegPedia grants for technology.

6. Invoices

Mike Turner explained that the Town Council authorization to hire both Quisenberry Arcari and Friar Architects for their respective projects in 2008 was approved as a not to exceed value, and that a budget was not established or included for reimbursable expenses. He noted we would exceed the budget by about \$5000 by the project end if this were not addressed. He also noted that there is CIP funding set aside for ADA work at the high school which will not be used and is therefore available to cover these expenses. Motion by Diane Fitzpatrick, second by Ed Brymer Peter Gardow, to request the Town Council amend the budget for this project by \$6000 to cover the reimbursables. **All voted in favor.**

The committee considered the following invoices:

Motion by Ed Brymer, second by Diane Fitzpatrick to approve invoice # 9640 from Eagle Environmental Inc, Invoice dated 1-12-12 in amount of \$ 270.00 for three additional PCB tests; all voted in favor.

7. Other Business

CM Selection Process

Mike Turner advised the CM process will be a request for qualifications, short listing of firms, interviewing and negotiation of a scope and fee, all of which should follow the April referendum. The committee wants to hit the ground running at that time, so Chairperson Fortunato established a sub committee of members Fitzpatrick, Dellaripa, and Barry (Camilleri as alternate) to work with

staff and develop and RFQ. There was also concern about the use of standard AIA document contracts, so the committee will also review those as well.

Hanmer Fire Alarm Project update:

Fred Bushey reported that town staff including Building Official, Mechanical Inspector, Fire Marshal and Town Engineer met and reviewed the plans with him and Friar Architects Bruce Dalkowski. The plans will be forwarded to the state for final review following corrections and clarification of a few minor items.

Miscellaneous:

Chairperson Fortunato noted the appointment of new superintendent of schools Mike Emmett effective July 1st and looked forward to working with him.

Tom Moore was questioned about the ACCORD accreditation letter. He noted the letter report on the inspection was expected in a few weeks.

Fred Bushey congratulated the Chairperson and Rusty for their presentations at the January public hearing.

8. Adjournment:

Motion made by Ed Brymer, seconded by Peter Gardow to adjourn.
All members voted in favor. Meeting adjourned at 7:45 PM.

I hereby certify that the above is a true copy of the minutes approved by the High School & Hanmer Building Committee.

Diane Fitzpatrick, Clerk

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